

# 8136-7 245 PETITION FOR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Exception under the Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property for a trailer on proposed Lot 1 (tenant house) and a trailer on proposed Lot 2

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Exception advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: Howard C. & Barbara Almy  
 (Type or Print Name)  
Howard C. Almy  
 Signature  
 17838 Bacon Road  
 Address  
 Whitehall, MD 21161  
 City and State  
 Attorney for Petitioner:  
 (Type or Print Name)  
Tim and Bobbie Powers  
 Signature  
 17838 Bacon Road, Whitehall, MD 21161 - Hurley  
 17838 Bacon Road, Whitehall, MD 21161 - Delmar  
 17838 Bacon Road, Whitehall, MD 21161 - Tim  
 Address  
 City and State  
 Name and telephone number of legal owner, contract purchaser or representative to be contacted  
 Name  
 City and State  
 Telephone No.  
 Attorney's Telephone No.:

ORDERED By The Zoning Commissioner of Baltimore County, this 24th day of June, 1980, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 14th day of August, 1980, at 2:30 o'clock P.M.

John L. Wimbly  
 Zoning Commissioner of Baltimore County.

XCO-No. 1 (over)

## BALTIMORE COUNTY

## ZONING PLANS

## ADVISORY COMMITTEE



## PETITION AND SITE PLAN

## EVALUATION COMMENTS

## BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

August 1, 1980

COUNTY OFFICE BLDG.  
 111 W. Chesapeake Ave.  
 Towson, Maryland 21204

Mr. Hurley Powers  
 17838 Bacon Road  
 Whitehall, Maryland 21161

ooo  
 Nicholas B. Commodari  
 Chairman

MEMBERS  
 Bureau of Engineering  
 Department of Traffic Engineering  
 State Roads Commission  
 Bureau of Fire Prevention  
 Health Department  
 Project Planning  
 Building Department  
 Board of Education  
 Zoning Administration  
 Industrial Development

RE: Item No. 245  
 Petitioner - Hurley Powers et al  
 Special Exception Petition

Dear Mr. Powers:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Located on the west side of Bacon Road approximately 3,500 feet south of Big Falls Road in the 10th Election District, the subject property is presently improved with a dwelling, two trailers and a number of accessory structures. Adjacent properties are improved with dwellings on large tracts of land.

Because of your proposal to subdivide this tract of land and allow the existing trailers to remain on separate lots, this Special Exception is required. Particular attention should be afforded, to the comments, of the Office of Current Planning and those of the Department of Permits and Licenses.

Enclosed are all comments submitted to this office from the committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,

Nicholas B. Commodari  
 NICHOLAS B. COMMODARI  
 Chairman  
 Zoning Plans Advisory Committee

NBC:bac

Enclosures

cc: Urban Engineering and Associates, Inc.  
 Westminster, Maryland 21157



BALTIMORE COUNTY  
 DEPARTMENT OF PUBLIC WORKS  
 TOWSON, MARYLAND 21204

HARRY J. PISTEL, P.E.  
 DIRECTOR

July 31, 1980

Mr. William E. Hammond  
 Zoning Commissioner  
 County Office Building  
 Towson, Maryland 21204

Re: Item #245 (1979-1980)  
 Property Owner: Hurley Powers, et ux  
 W/S Bacon Rd., 3500' S. of Big Falls Rd.  
 Acres: Lot #1 - 3.902 Acres  
 Lot #2 - 4.098 Acres  
 District: 10th

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

General:

This proposed subdivision was reviewed April 10, 1980 by the Baltimore County Joint Subdivision Planning Committee, subsequently Project No. 80079 was assigned. The Joint Subdivision Planning Committee comments are available for your consideration.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 245 (1979-1980).

Very truly yours,

Ellsworth N. Diver, P.E.  
 ELLSWORTH N. DIVER, P.E.  
 Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Wimbly, R. Morton, H. Shalowitz

HH-NE Key Sheet  
 115 & 116 NW 1 Pos. Sheets  
 NW 29 A Topo  
 17 & 22 Tax Maps



BALTIMORE COUNTY  
 OFFICE OF PLANNING & ZONING  
 TOWSON, MARYLAND 21204  
 494-3211

JOHN D. SEYFFERT  
 DIRECTOR

July 7, 1980

Mr. William Hammond, Zoning Commissioner  
 Zoning Advisory Committee  
 Office of Planning and Zoning  
 Baltimore County Office Building  
 Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #245, Zoning Advisory Committee Meeting, June 24, 1980, are as follows:

Property Owner: Hurley Powers et ux  
 Location: W/S Bacon Road 3500' S. of Big Falls Road  
 Acres: Lot #1 = 3.902 acres Lot #2 = 4.098 acres  
 District: 10th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

If the petition is granted, the owners must complete the subdivision process which was started on April 10, 1980.

Very truly yours,

John L. Wimbly  
 John L. Wimbly  
 Planner III  
 Current Planning and Development



BALTIMORE COUNTY  
 DEPARTMENT OF HEALTH  
 TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., MPH  
 DEPUTY STATE & COUNTY HEALTH OFFICER

July 23, 1980

Mr. William E. Hammond, Zoning Commissioner  
 Office of Planning and Zoning  
 County Office Building  
 Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #245, Zoning Advisory Committee Meeting of June 24, 1980, are as follows:

Property Owner: Hurley Powers et ux  
 Location: W/S Bacon Rd. 3500' S. of Big Falls Rd.  
 Existing Zoning: R-4  
 Proposed Zoning: Special Exception for trailers on Lots #1 & #2  
 Acres: Lot #1 - 3.902  
 Lot #2 - 4.098

The existing dwellings located on Lots #1 and #2 are presently served by drilled wells and sewage disposal systems. The wells are in good physical condition and the sewage systems appear to be functioning properly, therefore no health hazards are anticipated.

Very truly yours,

John J. Thompson  
 John J. Thompson, Director  
 BUREAU OF ENVIRONMENTAL SERVICES



BALTIMORE COUNTY  
 DEPARTMENT OF PERMITS & LICENSES  
 TOWSON, MARYLAND 21204  
 494-3010

TED ZAFESKI JR.  
 DIRECTOR

July 11, 1980

Mr. William E. Hammond, Zoning Commissioner  
 Office of Planning and Zoning  
 County Office Building  
 Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #245 Zoning Advisory Committee Meeting, June 24, 1980, are as follows:

Property Owner: Hurley Powers et ux  
 Location: W/S Bacon Road 3500' S of Big Falls Road  
 Existing Zoning: R-4, L  
 Proposed Zoning: Special Exception for trailers on Lots #1 & #2

Acres: Lot #1 - 3.902 Acres Lot #2 4.098 Acres  
 District: 10th

The items checked below are applicable:

X A. All structures shall conform to the Baltimore County Building Code 1975, and other applicable Codes.

B. A building permit shall be required before beginning construction.

C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.

D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.

E. In wood frame construction an exterior wall erected within 6' 0" of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3' 0" of lot line. A minimum 6" masonry firewall is required if construction is on the lot line.

F. Requested variance conflicts with the Baltimore County Building Code, Section/s

G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.

H. Before this office can comment on the above structure, please have the owner, thru the services of a registered in Maryland Architect or Engineer certify to this office, that the structure for which a proposed change in use is proposed con comply with the height/area requirements of Table 305 and the required construction classification of Table 214.

X I. Comments: Mobile homes where allowed shall comply with Section 124.0 of the B.O.C.A. Code and Maryland State law concerning mobile homes construction. Please consult with Mr. Joseph Nolan, Assistant Buildings Engineer for further information before proceeding.

NOTE: The construction provided by the drawing submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit.

If desired additional information may be obtained by visiting Room #22 (Plans Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,

Charles L. Thompson  
 Charles L. Thompson, Chief  
 Plans Review

CKB:rej

## BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: June 18, 1980

Mr. William E. Hammond  
 Zoning Commissioner  
 Baltimore County Office Building  
 1111 West Chesapeake Avenue  
 Towson, Maryland 21204

Z.A.C. Meeting of: June 24, 1980

RE: Item No: 244, 245, 246, 247, 248, 249  
 Property Owner:  
 Location:  
 Present Zoning:  
 Proposed Zoning:

District:  
 No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

Wm. Nick Petrovich  
 Wm. Nick Petrovich, Assistant  
 Department of Planning

WNP/bp



ORDER RECEIVED FOR FILING

DATE August 24, 1980  
BY John P. Langan  
ADMINISTRATIVE

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of the requirements of Section 502.1 of the Baltimore County Zoning Regulations having been met and the health, safety, and general welfare of the community not being adversely affected, the special exception for trailers should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 25th day of August, 1980, that the herein Petition for Special Exception for trailers, one to be placed on proposed Lot 1 for use as a tenant house and one to be placed on proposed Lot 2, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. If it should become necessary to replace either trailer, an application for a special hearing must be made to determine whether the use may continue.
2. Approval of a site plan by the Department of Public Works and the Office of Planning and Zoning.

Jan M. Hession  
Deputy Zoning Commissioner of Baltimore County

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER  
W/S of Bacon Rd., 3500'  
S of Big Falls Rd., 10th District : OF BALTIMORE COUNTY  
HURLEY POWERS, et al, Petitioners : Case No. 81-33-X

ORDER TO ENTER APPEARANCE

Mr. Commissioner:  
Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman John W. Hession, III  
Deputy People's Counsel People's Counsel for Baltimore County  
Rm. 223, Court House  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 23rd day of July, 1980, a copy of the foregoing Order was mailed to Hurley and Nancy Powers, 17836 Bacon Road, Whitehall, Maryland 21161; Delmar and Shelia Powers, 17834 Bacon Road, Whitehall, Maryland 21161; Tim and Bobbie Powers, 17828 Bacon Road, Whitehall, Maryland 21161; and Howard C. & Barbara Almony, 17838 Bacon Road, Whitehall, Maryland 21161, Contract Purchasers.

John W. Hession, III  
People's Counsel

URBAN ENGINEERING & ASSOCIATES, INC.  
Thomas M. Hackett, Jr.  
Larry L. Jacobsen  
Frederick D. Terry



LAND DEVELOPMENT  
ENGINEERING  
SURVEYING

PHONES 848-2203 878-1088  
96 E. Main St.  
WESTMINSTER, MARYLAND 21157

May 27, 1980

Lot 1

Beginning at a point 3504'± South of Big Falls Rd. on the West side of Bacon Rd. and thence running the following courses and distances,

1. by a curve to the left with a radius of 165.00', an arc length of 11.59', and a chord bearing and distance of 83°15'10"E 11.58',
2. 883°02'06"W 230.84',
3. 883°02'06"W 32.98',
4. 845°06'25"W 88.89',
5. 827°04'52"W 113.72',
6. 665°07'28"E 188.16',
7. 844°22'52"W 36.63',
8. 825°31'08"W 80.00',
9. 820°08' "E 65.00',
10. 848°45'00"E 114.71',
11. 848°45'00"E 155.29',
12. 864°04'20"W 76.14',
13. 864°04'20"W 373.86',
14. 825°15'40"W 190.00',
15. 822°14'19"E 280.00',
16. 844°53'35"W 80.00',
17. 873°18'21"W 60.00',
18. 830°01'06"W 76.30',
19. 844°53'35"W 50.00',
20. 845°06'25"E 485.00',
21. 883°02'06"E 261.42'. Containing in area 3.902 ac. more or less.



PETITION FOR SPECIAL EXCEPTION  
10th District

ZONING: Petition for Special Exception  
LOCATION: West side of Bacon Road, 3500 feet South of Big Falls Road  
DATE & TIME: Thursday, August 14, 1980 at 9:30 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Special Exception for a trailer on proposed Lot 1 (tenant house) and a trailer on proposed Lot 2

All that parcel of land in the Tenth District of Baltimore County

Being the property of Hurley Powers, et al, as shown on plat plan filed with the Zoning Department

Hearing Date: Thursday, August 14, 1980 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

August 1, 1980

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

cc: Nicholas B. Commodari  
Chairman

MEMBERS  
Bureau of Engineering  
Department of Traffic Engineering  
State Roads Commission  
Bureau of Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial Development

Mr. Hurley Powers  
17836 Bacon Road  
Whitehall, Maryland 21161

RE: Item No. 245  
Petitioner - Hurley Powers, et al  
Special Exception Petition

Dear Mr. Powers:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Located on the west side of Bacon Road approximately 3,500 feet south of Big Falls Road in the 10th Election District, the subject property is presently improved with a dwelling, two trailers and a number of accessory structures. Adjacent properties are improved with dwellings on large tracts of land.

Because of your proposal to subdivide this tract of land and allow the existing trailers to remain on separate lots, this Special Exception is required. Particular attention should be afforded, to the comments, of the Office of Current Planning and those of the Department of Permits and Licenses.

Enclosed are all comments submitted to this office from the committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,  
Nicholas B. Commodari  
NICHOLAS B. COMMODARI  
Chairman  
Zoning Plans Advisory Committee

ENC: tso  
Enclosures  
cc: Urban Engineering and Associates, Inc.  
Westminster, Maryland 21157

BALTIMORE COUNTY  
DEPARTMENT OF PUBLIC WORKS  
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P.E.  
DIRECTOR

July 31, 1980

Mr. William E. Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

RE: Item #245 (1979-1980)  
Property Owner: Hurley Powers, et ux  
W/S Bacon Rd., 3500' S. of Big Falls Rd.  
Acres: Lot #1 - 3.902 Acres  
Lot #2 - 4.098 Acres  
District: 10th

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

General:

This proposed subdivision was reviewed April 10, 1980 by the Baltimore County Joint Subdivision Planning Committee, subsequently Project No. 86079 was assigned. The Joint Subdivision Planning Committee comments are available for your consideration.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 245 (1979-1980).

Very truly yours,  
Ellsworth N. Diver, P.E.  
ELLSWORTH N. DIVER, P.E.  
Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Wimbley, R. Morton, H. Shalowitz

HH-ME Key Sheet  
115 & 116 NW 1 Pos. Sheets  
NW 29 A Topo  
17 & 22 Tax Maps

BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3211

JOHN D. SEYFFERT  
DIRECTOR

July 7, 1980

Mr. William Hammond, Zoning Commissioner  
Zoning Advisory Committee  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #245, Zoning Advisory Committee Meeting, June 24, 1980, are as follows:

Property Owner: Hurley Powers et ux  
Location: W/S Bacon Road 3500' S. of Big Falls Road  
Acres: Lot #1 = 3.902 acres Lot #2 = 4.098 acres  
District: 10th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

If the petition is granted, the owners must complete the subdivision process which was started on April 10, 1980.

Very truly yours,  
John L. Wimbley (CH)  
John L. Wimbley  
Planner III  
Current Planning and Development

July 23, 1980

Mr. William R. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #245, Zoning Advisory Committee Meeting of June 24, 1980, are as follows:

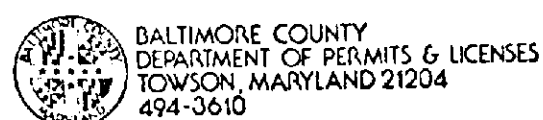
Property Owner: Hurley Powers Et ux  
Location: W/S Bacon Rd. 3500' S. of Big Falls Rd.  
Existing Zoning: RC-4  
Proposed Zoning: Special Exception for trailers on Lots #1 & #2  
Acres: Lot #1 - 3.902  
Lot #2 - 4.098

The existing dwellings located on Lots #1 and #2 are presently served by drilled wells and sewage disposal systems. The wells are in good physical condition and the septic systems appear to be functioning properly, therefore no health hazards are anticipated.

Very truly yours,  
Ann J. Forrest  
Ann J. Forrest, Director  
BUREAU OF ENVIRONMENTAL SERVICES

LJF/mw/JRP





BALTIMORE COUNTY  
DEPARTMENT OF PERMITS & LICENSES  
TOWSON, MARYLAND 21204  
494-3610

TED ZALESKI, JR.  
DIRECTOR

July 11, 1980

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #245 Zoning Advisory Committee Meeting, June 24, 1980  
are as follows:

Property Owner: Hurley Powers et ux  
Location: W/S Bacon Road 3500' S of Big Falls Road  
Existing Zoning: R.C. 4  
Proposed Zoning: Special Exception for trailers on Lots #1 & #2

Acres: Lot #1 - 3.902 Acres Lots #2 4.098 Acres  
District: 10th

The items checked below are applicable:

- X A. All structures shall conform to the Baltimore County Building Code 1978, and other applicable Codes.
- B. A building/ permit shall be required before beginning construction.
- C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.
- D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- E. In wood frame construction an exterior wall erected within 6' 0" of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3' 0" of lot line. A minimum 8" masonry firewall is required if construction is on the lot line.
- F. Requested variance conflicts with the Baltimore County Building Code, Section/s \_\_\_\_\_.
- G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that, the structure for which a proposed change in use is proposed, is in compliance with the height/area requirements of Table 305 and the required construction classification of Table 214.
- X I. Comments: Mobile homes where allowed shall comply with Section 124.0 of the B.O.C.A. Code and Maryland State law concerning mobile homes construction. Please consult with Mr. Joseph Nolan, Assistant Buildings Engineer for further information before proceeding. These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired additional information may be obtained by visiting Room #122 (Plans Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,

*Charles E. Burman*  
Charles E. Burman, Chief  
Plans Review

CEB:rrj

July 14, 1980

Mr. & Mrs. Hurley Powers  
17836 Bacon Road  
Whitehall, Maryland 21161

### NOTICE OF HEARING

Re: Petition for Special Exception - W/S Bacon Road, 3500' S of Big Falls Road - Case No. 81-33-X

TIME: 9:30 A.M.

DATE: Thursday, August 14, 1980

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE.

TOWSON, MARYLAND

cc: Mr. & Mrs. Delmar Powers  
17834 Bacon Road  
Whitehall, Maryland 21161

Mr. & Mrs. Tim Powers  
17828 Bacon Road  
Whitehall, Maryland 21161

Mr. & Mrs. Howard C. Almony  
17838 Bacon Road  
Whitehall, Maryland 21161

### BALTIMORE COUNTY, MARYLAND

#### INTER-OFFICE CORRESPONDENCE

Mr. W. E. Hammond  
Zoning Commissioner  
TO: John D. Seyffert, Director  
Office of Planning and Zoning  
FROM: Petition No. 81-33-X Item 245  
SUBJECT:

Date: July 22, 1980

Petition for Special Exception  
West side of Bacon Road, 3500 feet South of Big Falls Road  
Petitioner- Hurley Powers, et al

Tenth District

HEARING: Thursday, August 14, 1980 (9:30 A.M.)

There are no comprehensive planning factors requiring comment on this petition.

JDS:JGH:ab

*John D. Seyffert*  
John D. Seyffert, Director  
Office of Planning and Zoning



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

July 28, 1980

Mr. & Mrs. Howard C. Almony  
17838 Bacon Road  
Whitehall, Maryland 21161

RE: Petition for Special Exception  
W/S Bacon Rd., 3500' S of Big Falls Road - Hurley Powers, et al  
Case No. 81-33-X

Dear Mr. & Mrs. Almony:

This is to advise you that \$67.75 is due for advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and remit to Sondra Jones, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Very truly yours,

*William E. Hammond*  
WILLIAM E. HAMMOND  
Zoning Commissioner

WEH:sj



Baltimore County  
Department of Traffic Engineering  
TOWSON, MARYLAND 21204  
(301) 494-3590

STEPHEN E. COLLINS  
DIRECTOR

August 11, 1980

Mr. William Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Item No. 245 - ZAC - June 24, 1980  
Property Owner: Hurley Powers et ux  
Location: W/S Bacon Rd. 3500' S. of Big Falls Road  
Existing Zoning: RC-4  
Proposed Zoning: Special Exception for trailers on Lots 1 & 2

Acres: Lot #1 - 3.902  
Lot #2 - 4.098  
District: 10th

Dear Mr. Hammond:

The Department of Traffic Engineering has no comments on this item.

Very truly yours,

*Michael S. Flanigan*  
Michael S. Flanigan  
Engineer Associate II

MSF/hmd



BALTIMORE COUNTY  
FIRE DEPARTMENT  
TOWSON, MARYLAND 21204  
825-7310

PAUL H. REINCKE  
CHIEF

August 14, 1980

Mr. William Hammond  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Nick Commodari, Chairman  
Zoning Plans Advisory Committee

Re: Property Owner: Hurley Powers et ux

Location: W/S Bacon Road 3500' S of Big Falls Road

Item No: 245 Zoning Agenda: Meeting of June 24, 1980

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

- ( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals of \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- ( ) 2. A second means of vehicle access is required for the site.
- ( ) 3. The vehicle dead end condition shown at \_\_\_\_\_ EXCEEDS the maximum allowed by the Fire Department.
- ( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.
- ( ) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.
- ( ) 6. Site plans are approved as drawn.
- ( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *George M. Macdonald* Noted and Approved: *George M. Macdonald*  
Planning Group Fire Prevention Bureau  
Special Inspection Division



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

August 25, 1980

Mr. & Mrs. Hurley Powers  
17836 Bacon Road  
Whitehall, Maryland 21161

RE: Petition for Special Exception  
W/S of Bacon Rd., 3500' S of Big Falls Rd. - 10th Election District  
Hurley Powers, et al - Petitioners  
NO. 81-33-X (Item No. 245)

Dear Mr. & Mrs. Powers:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

*Sean M.H. Jung*  
SEAN M.H. JUNG  
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: Mr. & Mrs. Howard C. Almony  
17838 Bacon Road  
Whitehall, Maryland 21161

John W. Hessian, III, Esquire  
People's Counsel

81-33-X

### CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 10 Date of Posting: 7/29/80  
Posted for: Petition for Special Exception  
Petitioner: Hurley Powers, et al  
Location of property: W/S Bacon Rd., 3500' S of Big Falls Rd.  
Location of Signs: Extended to driveway, facing Bacon Rd.  
Remarks: *Sean M.H. Jung*  
Posted by: *Sean M.H. Jung* Signature Date of return: 7/31/80  
Number of Signs: 1

Mr. Hurley Power  
17828 Bacon Road  
Whitehall, Maryland 21161

cc: Urban Engineering & Assoc., Inc.  
Westminster, Maryland 21157

### BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 24th day of June, 1980.

*William E. Hammond*  
WILLIAM E. HAMMOND  
Zoning Commissioner

Petitioner Hurley Power, et al  
Petitioner's Attorney \_\_\_\_\_

Reviewed by: *Nicholas B. Commodari*  
Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee



PETITION FOR SPECIAL EXCEPTION - 10th District  
ZONING: Petition for Special Exception  
LOCATION: West side of Bacon Road, 3500 feet south of Big Falls Road  
DATE & TIME: Thursday, Aug. 14, 1980, at 9:30 a.m.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson, Md.

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing.  
Petition for Special Exception for a trailer on proposed Lot 1 (tenant house) and a trailer on proposed Lot 2.  
All that parcel of land in the Tenth District of Baltimore County

LOT 1  
Beginning at a point 3504' south of Big Falls Rd. on the West side of Bacon Rd. and thence running the following courses and distances:  
1. By a curve to the left with a radius of 165.00', an arc length of 11.59', and a chord bearing and distance of S37°15'10"E 11.58',

2. S89°02'06"W 230.84',  
3. S83°02'06"W 32.98',  
4. S47°06'25"W 88.89',  
5. S70°04'32"W 113.72',  
6. S65°07'28"E 158.16',  
7. S44°22'52"W 36.63',  
8. S20°51'08"W 80.00',  
9. S20°08'46"E 65.00',  
10. S48°45'00"E 114.71',  
11. S48°45'00"E 155.28',  
12. S84°44'20"W 76.14',  
13. S64°44'20"W 373.86',  
14. N22°14'19"E 180.00',  
15. N22°14'19"E 180.00',  
16. N44°53'35"W 80.00',  
17. S73°18'21"W 60.00',  
18. S30°01'06"E 76.30',  
19. N44°53'35"W 80.00',  
20. N40°06'25"E 45.00',  
21. N83°02'06"E 261.42',  
Containing in area 3.902 ac. more or less.

LOT 2  
Beginning at a point 3500' south of Big Falls Rd. on the West side of Bacon Rd. and thence running the following courses and distances:

1. By a curve to the left with a radius of 165.00', an arc length of 4.22', and a chord bearing and distance of S34°32'01"E 4.22',  
2. S83°02'06"W 281.42',  
3. S48°45'00"E 45.00',  
4. S44°53'35"E 60.00',  
5. N30°01'06"E 76.30',  
6. N73°18'21"E 60.00',  
7. S44°53'35"E 60.00',  
8. S22°14'19"W 250.00',  
9. S22°14'19"E 190.00',  
10. S64°44'20"W 458.00',  
11. N39°00'40"W 77.60',  
12. N22°14'19"E 528.00',  
13. N45°06'25"E 620.65',  
14. N83°02'06"E 253.44',  
15. S83°27'04"E 11.44',  
Containing 4.098 ac. more or less.

Being the property of Hurley Powers, et al, as shown on plat plan filed with the Zoning Department.  
Hearing Date: Thursday, Aug. 14, 1980, at 9:30 a.m.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson, Md.  
By Order of  
WILLIAM E. HAMMOND  
Zoning Commissioner of Baltimore County

## The Essex Times

Essex, Md., July 24, 1980

This is to Certify, That the annexed

was inserted in The Essex Times, a newspaper

printed and published in Baltimore County, once in

each of one successive

weeks before the 24th day of

July, 1980

Publisher.

Mr. Hurley Powers  
17828 Bacon Road  
Whitehall, Maryland 21161

cc: Urban Engineering & Assoc., Inc.  
Westminster, Maryland 21157

### BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 24th day of June, 1980.

Petitioner Hurley Powers, et al

Petitioner's Attorney

Reviewed by: Nicholas B. Commodari

Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee

### CERTIFICATE OF PUBLICATION

TOWSON, MD., July 24, 1980  
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on the 24th day of June, 1980, the first publication appearing on the 24th day of July, 1980.

THE JEFFERSONIAN

S. Frank Stricker  
Manager.

Cost of Advertisement, \$

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE-REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

No. 089655

DATE August 15, 1980 ACCOUNT 01-662

AMOUNT \$67.75

RECEIVED FROM Howard C. Almony

FOR Adv. & Posting for Case No. 81-33-X

57.75

VALIDATION OR SIGNATURE OF CASHIER

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE-REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

No. 089640

DATE July 14, 1980 ACCOUNT 01-662

AMOUNT \$50.00

RECEIVED FROM Howard C. Almony

FOR Filing Fee for Case No. 81-33-X

50.00

VALIDATION OR SIGNATURE OF CASHIER

### BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received this 5 day of June, 1980.

Filing Fee \$ 50.00

Received: ☒ Check  
☐ Cash  
☐ Other

Petitioner

Submitted by

Petitioner's Attorney

Reviewed by

\*This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

### PETITION MAPPING PROGRESS SHEET

FUNCTION	W.C. Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: <u>DS</u>	Revised Plans: Change in outline or description <input type="checkbox"/> Yes <input type="checkbox"/> No									
Previous case:	Map #									

